

MANISH PUROHIT and
AMISH PUROHIT,
431 Green T Blvd. East
Hernando, MS 38632
(h) 662-429-9999; (w) 662-539-4400

Grantors

STATE MS.-DE SOTO CO.

FILED

JUN 1 4 32 PM '01

TO

WARRANTY DEED

BK 393
W432
P.L.K.

RAMS OF HERNANDO INC.,
870 E. Commerce Street
Hernando, MS 38632
662-429-0004 /NA

Grantee

For and in consideration of the sum of Ten Dollars (\$10.00) cash in hand paid and other good, valuable and legal considerations, the receipt and sufficiency of which are hereby acknowledged, we, Grantors hereinabove mentioned, MANISH PUROHIT and AMISH PUROHIT, do hereby bargain, sell, convey and warrant unto the Grantee hereinabove mentioned, RAMS OF HERNANDO INC., all of our right, title and interest in and to the property located and situated in DeSoto County, Mississippi, and more particularly described as follows:

Part of Lot 2, Douglas Commercial Plaza, Section, First Revision, in the Northeast Quarter of Section 18, Township 3, Range 7 West, in the Town of Hernando, DeSoto County, Mississippi, recorded in Plat Book 75, Page 16, in the records of the Chancery Clerk of DeSoto County, Mississippi, to-wit:

Part of the Northwest Quarter of Section 18, Township 3 South, Range 7 West, DeSoto County, Mississippi, and being more particularly described as follows, to-wit:

Commencing at the southeast corner of said quarter section; thence run North $80^{\circ}48'34''$ West a distance of 342.96 feet to the southeast corner of the Harish V. Vishria property, now PSP.Inc. property, said point being on the north right-of-way line of Holly Springs Street, now Commerce Street, (120.00-feet wide); thence run North $88^{\circ}30'51''$ West a distance of 223.03 feet along said right-of-way line to the POINT OF BEGINNING; thence $88^{\circ}30'51''$ West a distance of 120.48 feet to the southwest corner of said Vishria property; thence run North $30^{\circ}33'05''$ West a distance of 206.21 feet along the west line of said Vishria property, now PSP.Inc. property, to a point; thence run North $89^{\circ}38'53''$ East a distance of 214.08 feet to a point; thence run South $03^{\circ}31'01''$ East a distance of 182.37 feet to the Point of Beginning and containing 30,024 square feet. Bearings are based on true north as determined by solar observation. The above description was written from a plat of survey by Danny S. Rutherford, P.E.L.S., dated April 19, 1999.

Also being conveyed is the following INGRESS/EGRESS EASEMENT being described as follows, to-wit:

Beginning at the southwest corner of the above-described 36,588 square foot tract; thence run North $88^{\circ}30'51''$ West a distance of 47.19 feet along the north right-of-way line of Holly Springs Street, now Commerce St. to its intersection with the east right-of-way line of Interstate 55; thence run North $30^{\circ}33'05''$ West a distance of 181.18 feet along said east right-of-way line to a point; thence run North $59^{\circ}26'55''$ East a distance of 40.00 feet to a point on the west line of the Harish V. Vishria property, now PSP. Inc., property; thence run South $30^{\circ}33'05''$ East a distance of 206.22 feet along said Vishria, now PSP. Inc., west line to the Point of Beginning and containing 7,748 square feet. Bearings are based on true north.

This conveyance is made subject to all road rights of way, public utility easements, restrictive covenants, zoning and subdivision regulations and health department regulations in effect in DeSoto County, Mississippi.

Taxes for the year 2001 will be paid by the Grantee.

Possession is given with delivery of this deed.

WITNESS MY SIGNATURES, this the 1st day of June, 2001.

Manish Purohit by R. C. Purohit
MANISH PUROHIT, Grantor
Through his attorney in
fact, R. C. Purohit

Amish Purohit by R. C. Purohit
AMISH PUROHIT, Grantor
Through his attorney in
fact, R. C. Purohit

STATE OF MISSISSIPPI

COUNTY OF DESOTO

Personally came and appeared before me, the undersigned authority in and for the State and County aforesaid, the within named R. C. PUROHIT, who acknowledged that he freely and voluntarily signed and delivered the above Warranty Deed, on behalf of and as attorney in fact for MANISH PUROHIT by authority of power of attorney recorded in the office of the Chancery Clerk of DeSoto County, MS in power of attorney book 81, page 23, as attorney in fact for AMISH PUROHIT by authority of power of attorney recorded in the office of the Chancery Clerk of DeSoto County, MS in power of attorney book 80, page 772, on the date therein mentioned and for the purposes therein expressed.

GIVEN under my hand and official seal of office this the 1st day of June, 2001.

Notary Public State of Mississippi At Large
My Commission Expires: October 17, 2002
Bonded Thru Helden, Brooks & Garland, Inc.
My Commission Expires:

Jennifer H. Digby
Notary Public

This document prepared by:

LEIGH A. RUTHERFORD, Attorney at Law
2430 Caffey St., Suite B, Hernando, MS 38632
(662) 449-0422 FAX (662) 449-0434

